

4889/19

I - 4678/2019



पश्चिमबङ्ग पश्चिम बंगाल WEST BENGAL

E 4598

12/07/2019
 07:45 P.M.
 D. 1086939/2019
 M.V. Rs 3,17,62,500/-

Seema Gang



11/11/2019
 Mr. Anand Kumar Singh
 Same Agent

Visit Commission Case No. 1187/19

11



DEED OF GIFT

Certified that the above is a true and correct copy of the original as registered and the Signature Sheet and the Endorsement Sheet attached to this Document are part of this Document

Addl. District Sub-Registrar
 Kharidi Nagar, Jalpaiguri

15 JUL 2019
 Ravinder Arora
 Searcher cum Agent

SL. NO. 19672 Date 5.7.2019

PURCHASER Smt Seema Gang & Another

Full Address Siliguri

Total Value ₹ 200

Stamp Purchased from JPG Treasury-1

Seema Gang



2328

Seema Gang



2329

STAMP VENDOR
JAYA RANI DAS
Licence No.1 of 99-2000
Dist. DSR Office, Rajganj, Jalpaiguri

111 of District Dev. Agreement
to the Govt of Satvika Agarwal



2330

Navinder Agarwal



2331

Satvika Agarwal



Addr. Dist Sub-Registrar
Bhakti Nagar, Dist. Jalpaiguri

SATVIKA AGARWAL (Carine Agarwal)

To SURENDA KUMAR AGARWAL

111 PO BHAKTINAGAR SILIGURI

DISTRICT DARJEELING

Seema Gang



171 of ...
has signed by the ...
of ...

: 2 :

MOUZA : DABGRAM
POLICE STATION : BHAKTINAGAR
DISTRICT : JALPAIGURI
AREA : 2/4TH UNDIVIDED SHARE MEASURING 12.50
KATHAS IN THE TOTAL VACANT LAND
MEASURING 25 KATHAS
R.S KHATIAN NO : 314
J.L NO. : 02
R.S PLOT NO. : 421
R.S. SHEET NO. : 8

WITHIN WARD NO.XXXXIII OF SILIGURI MUNICIPAL CORPORATION

THIS INDENTURE IS MADE ON THIS THE 12th DAY OF July 2019.

BETWEEN

Seema Gang
Sunder Kumar Gang

Seema Garg



171 of
Nirmala Devi Agarwal
by the son of 171 of
Agarwal

: 3 :

1. **SMT SEEMA GARG**, daughter of Late Paliram Agarwal and
2. **SMT DARSHANA DEVI AGARWAL**, wife of Late Paliram Agarwal, both are Hindu by Religion, Indian by Nationality, Business by Occupation, Residents at S.P Mukherjee Road, Siliguri, P.O. & P.S. Siliguri, District Darjeeling - hereinafter called the "**DONORS**" (which expression shall mean and include their heirs, executors, administrators, legal representatives and assigns) of the **ONE PART**. (PAN: AKGPG3467R), (PAN: CIGPA9116F).

AND

1. **SRI RAVINDAR AGARWAL** and
2. **SRI SURENDRA KUMAR AGARWAL**, both are sons of Late Paliram Agarwal, Hindu by Religion, Indian by Nationality, Business by Occupation, Residents at S.P Mukherjee Road, Siliguri, P.O. & P.S. Siliguri, District Darjeeling - hereinafter called the "**DONEES**" (Which expression shall mean and include their heirs, executors, administrators, legal representatives and assigns) of the **OTHER PART**. (PAN: ACBPA5797P), (PAN: ACBPA5765F)

WHEREAS Late Paliram Agarwal, son of Late Mayachand Agarwala, during his lifetime purchased land measuring 25 Kathas from Sri Lal Chand Gupta, son of Late Anantaram Gupta, vide Registered Deed of Conveyance dated 07.11.1960, being document No. 1- 5617 for the year of 1960 and the same was registered in the office of the District Sub-Registrar Jalpaiguri, District of Jalpaiguri.

Ravinder Agarwal
Surendra Kumar Agarwal

Seema Garg



111 of
Darshana Devi Agarwal
by the Act of Seema
of Agarwal

: 4 :

AND WHEREAS the abovenamed Late Paliram Agarwal, died intestate leaving behind his wife, **Smt. Darshana Devi Agarwal**, his two sons namely **1. Sri Ravindar Agarwal and 2. Sri Surendra Kumar Agarwal and one** daughter **Smt. Seema Garg** as his only legal heirs and successors as per the provisions of Hindu Succession Act. Accordingly, by virtue of law of inheritance **1. Smt. Darshana Devi Agarwal, 2. Sri Ravindar Agarwal 3. Sri Surendra Kumar Agarwal and 4. Smt. Seema Garg**, each of them became the owners of $\frac{1}{4}$ th undivided share in the land measuring 25 Kathas, having permanent, heritable and transferable, right, title and interest therein, free from all encumbrances and charges whatsoever and the said property is fully described in the Schedule 'A' below.

AND WHEREAS **Sri Ravindar Agarwal and Sri Surendra Kumar Agarwal** i.e the DONEES, are the full blooded brother of **Smt. Seema Garg** (Donor No 1 hereof) and sons of **Smt. Darshana Devi Agarwal** (Donor No.2 hereof) and the said Donors have great love and affections for the said DONEES and are desirous out of such natural love and affection of disposing of their $\frac{2}{4}$ th undivided share of land measuring 12.5 Kathas in the total land measuring 25 Kathas and the land hereby gifted is fully described in the Schedule 'B' below.

Ravinder Agarwal
Surendra Kumar Agarwal

Seema Gang



171 of 1950
Donee Approved by the Govt.
of Punjab

: 5 :

NOW THIS INDENTURE WITNESSES AS FOLLOWS :-

That in pursuance of the said intention and in consideration of natural love and affection which the said Donors have for the said Donees, the said Donors out of their own free will without any fraud, coercion or undue influence from anybody whomsoever, and in full possession of their senses does hereby give, convey, grant, transfer and confirm unto the said Donees the aforesaid property more fully described in the Schedule 'B' below in favour of the donee by way of Gift TO HAVE AND TO HOLD the said property hereby gifted unto and to the use of the said Donees forever and absolutely.

AND THAT THE SAID DONEES shall and may from time to time and at all times hereafter peaceably and quietly enter upon, have, hold, occupy, possess and enjoy the said property fully described in the Schedule 'B' below, without any disturbance or hindrance whatsoever from or by the said Donors or by any person or persons claiming from, under or in trust of them.

AND THAT the said Donees shall have the right to transfer by way of sale, gift, lease mortgage or otherwise the Schedule 'B' Property to any person.

AND THAT the Donees shall have the right to mutate their name in respect of the property fully described in the Schedule 'B' below with the concerned Govt. Department.

Kaminder Asanwal
Sanash Kumar Singh

Seema Group



111 of Dabgram
Mouza - Dabgram
P.S. Bhaktinagar
District - Jalpaiguri

: 6 :

SCHEDULE 'A'

All that piece or parcel of vacant homestead land measuring 25 Kathas, situated at **Bhanu Bhakta Path Ward No.43 of Siliguri Municipal Corporation**, appertaining to R.S Plot No.421, LR Plot No. 129, Recorded in R.S Khatian No.314, LR Khatian No. 35,36,37 and 38 situated at Mouza - Dabgram, J.L.No.2, R.S. Sheet No. 8, LR Sheet No. 13, Pargana - Baikunthapur, P.S. Bhaktinagar, District- Jalpaiguri.

The said entire land is bounded and butted as follows :-

North ... Land of Smt. Sima Agarwal

South ... Land of Satyanarain Agarwal

East ... Millenium Paradise.

West ... 26 feet wide Metal Road.

SCHEDULE 'B' (PROPERTY HEREBY GIFTED)

All that piece or parcel of 2/4th undivided vacant homestead land measuring 12.5 kathas forming part of Schedule "A" property, situated at **Bhanu Bhakta Path Ward No.43, of Siliguri Municipal Corporation** appertaining to R.S Plot No.421, . LR Plot No. 129, Recorded in R.S Khatian No.314, LR Khatian No. 35 and 38 situated at Mouza - Dabgram, J.L.No.2, R.S. Sheet No. 8, LR Sheet No. 13, Pargana - Baikunthapur, P.S. Bhaktinagar, District- Jalpaiguri.

Raninder Agarwal
Saranda Lams Agarwal

IN WITNESS WHEREOF the Donors have put their signatures on this Deed of Gift and the Donees have also accepted the said Gift from the Donors and put their signatures on the day, month and year first above written.

Seema Gang

WITNESSES

1. Lakshmi Agarwal
S/O Suresh Kumar Agarwal
P.O. & P.S. Siliguri
District Darjeeling



(71 of Darjeeling District
Agarwal in the P.O.
S/O Suresh Agarwal

DONORS

Heminder Agarwal

Seema Gang Agarwal

DONEES

Accepted by us

2. Shrawati Kundu
S/O Sh. K. Kundu
Vill. Shrawati Kundu
P.O. Bhaironagar
Dist. Jalpaiguri

Drafted by me and Printed in my office and explained the Contents to both the parties.

Manoj Agarwal

MANOJ AGARWAL

Advocate, Siliguri.

(Enrl No. F-505/434 of 1997)

Heminder Agarwal
Seema Gang Agarwal



Seema Garg



Kavinder Agarwal
Seema Garg, Agwal



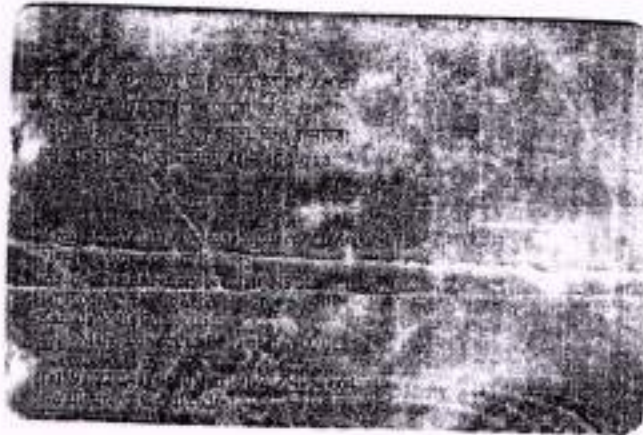
Revised Form
Income Tax Department





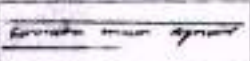
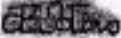
*LTI of Durgam Chauri,
Agarwal of the No.
of Certificate Agreed!*



Ravinder Agarwal



Ravinder Agarwal
Income tax Officer

	स्थायी लेखा संख्या / PERMANENT ACCOUNT NUMBER ACBPA5765F	
	नाम / NAME SURENDRA KUMAR AGARWAL	
	पिता का नाम / FATHER'S NAME PALIRAM AGARWAL	
	जन्म तिथि / DATE OF BIRTH 25-08-1959	
हस्ताक्षर / SIGNATURE 	 आयकर अधीक्षक, प.सं./II COMMISSIONER OF INCOME TAX, W.B. - II	

Surentra Kumar Agarwal

इस कार्ड के खो / गिराव होने पर कृपया जारी करने वाले प्राधिकारी को सूचित / वापस कर दें।
सहायक आयकर अधीक्षक,

पी-7,
बौरंगी चौक,
कलकत्ता - 700 069.

In case this card is lost/found, kindly inform/return to the issuing authority :

Assistant Commissioner of Income-tax,
P-7,
Chowringhee Square,
Calcutta- 700 069.

Surentra Kumar Agarwal

आयकर विभाग
INCOME TAX DEPARTMENT



भारत सरकार
GOVT. OF INDIA

SATVIKK AGARWAL

SURENDRA KUMAR AGARWAL

23/11/1993

Permanent Account Number

BABPA6733Q

Satvikk












Signature



12012012

Satvikk Agarwal












Surendra Agarwal
Surendra Kumar Agarwal

		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
	LEFT HAND					
	RIGHT HAND					

Aravind Agarwal

Signature












Aravind Agarwal

		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
	LEFT HAND					
	RIGHT HAND					

Aravind Agarwal












Signature

Aravind Agarwal

		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
 Seema Gang	LEFT HAND					
	RIGHT HAND					

Seema Gang

Signature

		THUMB	FORE FINGER	MIDDLE FINGER	RING FINGER	LITTLE FINGER
	LEFT HAND					
	RIGHT HAND					



LTI of Dandora Devi
 Approved by the
 of Sarva Aarogya



LTI of Dandora Devi
 Approved by the
 of Sarva Aarogya

Signature

Dandora Devi
 Sarva Aarogya










Government of West Bengal

Department of Finance (Revenue) , Directorate of Registration and Stamp Revenue

OFFICE OF THE A.D.S.R. BHAKTINAGAR, District Name : Jalpaiguri

Signature / LTI Sheet of Query No/Year 07110001086239/2019

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category		Finger Print	Signature with date
1	Mrs DARSHANA DEVI AGARWAL S.P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, District:-Darjeeling, West Bengal, India, PIN - 734005	Donor			<i>LTI of Mrs Darshana Devi Agarwal of the son of Late Agarwal</i>
2	Mrs SEEMA GARG S.P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, District:-Darjeeling, West Bengal, India, PIN - 734005	Donor			<i>Seema Garg</i>
3	Mr RAVINDAR AGARWAL S.P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, District:-Darjeeling, West Bengal, India, PIN - 734005	Donee			<i>Ravindar Agarwal</i>

Ravindar Agarwal
Signature with date

I. Signature of the Person(s) admitting the Execution at Private Residence.

Sl No.	Name of the Executant	Category	Photo	Finger Print	Signature with date
4	Mr SURENDRA KUMAR AGARWAL S P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, District-Darjeeling, West Bengal, India, PIN - 734005	Donee			
Sl No.	Name and Address of identifier	Identifier of	Photo	Finger Print	Signature with date
1	Mr SATVIKK AGARWAL Son of Mr SURENDRA KUMAR AGARWAL S.P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, District-Darjeeling, West Bengal, India, PIN - 734005	Mrs DARSHANA DEVI AGARWAL, Mrs SEEMA GARG, Mr RAVINDAR AGARWAL, Mr SURENDRA KUMAR AGARWAL			

(Tapash Kanti Ghosh)

ADDITIONAL DISTRICT
SUB-REGISTRAR

OFFICE OF THE A.D.S.R
BHAKTINAGAR

Jalpaiguri, West Bengal

Ravindar Agarwal
Search me signed

Major Information of the Deed

Deed No :	I-0711-04678/2019	Date of Registration	15/07/2019
Query No / Year	0711-0001086239/2019	Office where deed is registered	A D S R, BHAKTINAGAR, District: Jalpaiguri
Query Date	08/07/2019 1:31:15 PM	Applicant Name, Address & Other Details	
RAVINDAR AGARWAL S.P MUKHERJEE ROAD, Thana: Siliguri, District: Darjeeling, WEST BENGAL, M. No.: 9434006911, Status: Buyer/Claimant			
Transaction		Additional Transaction	
[0201] Gift, Gift in Favour of family members		[4305] Other than Immovable Property, Declaration [No of Declaration : 1], [4306] Other than Immovable Property, Agreement [No of Agreement : 1]	
Set Forth value		Market Value	
		Rs. 3,17,62,500/-	
Stampduty Paid(SD)		Registration Fee Paid	
Rs. 1,58,832/- (Article 33(i))		Rs. 3,17,639/- (Article:A(1), E, E)	
Remarks	Received Rs. 50/- (FIFTY only) from the applicant for issuing the assesment slip (1 area)		

Land Details :

District: Jalpaiguri, P.S. - Bhaktinagar, Municipality: SILIGURI MC, Road: Bhanu Bhakta Path Ward no 43, Mouza: Dabgram Sheet No - 8, JI No: 2, Pin Code : 734001

Sch No	Plot Number	Khatian Number	Land Use Proposed	Use ROR	Area of Land	SetForth Value (In Rs.)	Market Value (In Rs.)	Other Details
L1	RS-421	RS-314	Bastu	Bastu	12.5 Katha		3,17,62,500/-	Width of Appro. Road: 26 Ft. Adjacent to Ms Road.
Grand Total :					20.625Dec	0/-	317,62,500/-	

Donor Details :

Sl No	Name, Address, Photo, Finger print and Signature
1	<p>Mrs DARSHANA DEVI AGARWAL (Presentant) Wife of Late PALIRAM AGARWAL S.P MUKHERJEE ROAD, P.O:- SILIGURI, P.S.- Siliguri, Siliguri Mc, District: Darjeeling, West Bengal, India, PIN - 734005 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: CIGPA9116F, Status: Individual, Executed by: Self, Date of Execution: 12/07/2019, Admitted by: Self, Date of Admission: 12/07/2019, Place: Pvt. Residence, Executed by: Self, Date of Execution: 12/07/2019, Admitted by: Self, Date of Admission: 12/07/2019, Place: Pvt. Residence</p>
2	<p>Mrs SEEMA GARG Daugther of Late PALI RAM AGARWAL S.P MUKHERJEE ROAD, P.O:- SILIGURI, P.S.- Siliguri, Siliguri Mc, District:-Darjeeling, West Bengal, India, PIN - 734005 Sex: Female, By Caste: Hindu, Occupation: Business, Citizen of India, PAN No.: AKGPG3467R, Status: Individual, Executed by: Self, Date of Execution: 12/07/2019, Admitted by: Self, Date of Admission: 12/07/2019, Place: Pvt. Residence, Executed by: Self, Date of Execution: 12/07/2019, Admitted by: Self, Date of Admission: 12/07/2019, Place: Pvt. Residence</p>

Ravinder Agarwal
Seema Garg

Donee Details :

Sl No	Name,Address,Photo,Finger print and Signature
1	Mr RAVINDAR AGARWAL Son of Late PALIRAM AGARWAL S.P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, Dist: Darjeeling, West Bengal, India, PIN - 734005 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ACBPA5797P, Status: Individual, Executed by: Self, Date of Execution: 12/07/2019, Admitted by: Self, Date of Admission: 12/07/2019, Place: Pvt. Residence
2	Mr SURENDRA KUMAR AGARWAL Son of Late PALIRAM AGARWAL S.P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, Dist: Darjeeling, West Bengal, India, PIN - 734005 Sex: Male, By Caste: Hindu, Occupation: Business, Citizen of: India, PAN No.: ACBPA5765F, Status: Individual, Executed by: Self, Date of Execution: 12/07/2019, Admitted by: Self, Date of Admission: 12/07/2019, Place: Pvt. Residence

Identifier Details :

Name	Photo	Finger Print	Signature
Mr SATVIKK AGARWAL Son of Mr SURENDRA KUMAR AGARWAL S.P MUKHERJEE ROAD, P.O.- SILIGURI, P.S.- Siliguri, Siliguri Mc, District:- Darjeeling, West Bengal, India, PIN - 734005			

Identifier Of Mrs DARSHANA DEVI AGARWAL, Mrs SEEMA GARG, Mr RAVINDAR AGARWAL, Mr SURENDRA KUMAR AGARWAL

Transfer of Land from Donor To Donee

Sch No.	Donor Name	Donee Name	Relationship of Donor and Donee (Within Family ?)	Transferred Area	Share in Market Value (in Rs)
L1	Mrs DARSHANA DEVI AGARWAL	Mr RAVINDAR AGARWAL	Y	5.15625 Dec	79,40,625/-
L1	Mrs DARSHANA DEVI AGARWAL	Mr SURENDRA KUMAR AGARWAL	Y	5.15625 Dec	79,40,625/-
L1	Mrs SEEMA GARG	Mr RAVINDAR AGARWAL	Y	5.15625 Dec	79,40,625/-
L1	Mrs SEEMA GARG	Mr SURENDRA KUMAR AGARWAL	Y	5.15625 Dec	79,40,625/-

Endorsement For Deed Number : 1 - 071104678 / 2019

Ravinder Agarwal
Sanjeev Kumar Agarwal

On 15-07-2019

Certificate of Admissibility(Rule 43,W.B. Registration Rules 1962)

Admissible under rule 21 of West Bengal Registration Rule, 1962 duly stamped under schedule 1A, Article number (i) of Indian Stamp Act 1899.

Payment of Fees

Certified that required Registration Fees payable for this document is Rs 3,17,639/- (A(1) = Rs 3,17,625/- ,E = F) and Registration Fees paid by Cash Rs 0/-, by online = Rs 3,17,639/-

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of West Bengal
Online on 12/07/2019 2:17PM with Govt. Ref No. 192019200040538791 on 12-07-2019, Amount Rs: 3,17,639/-
Bank: ICICI Bank (ICIC0000006), Ref. No. 1752096689 on 12-07-2019, Head of Account 0030-03-104-001-16

Payment of Stamp Duty

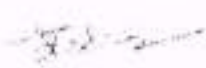
Certified that required Stamp Duty payable for this document is Rs. 1,58,832/- and Stamp Duty paid by Stamp Rs 5,000/-, by online = Rs 1,53,832/-

Description of Stamp

1. Stamp: Type: Court Fees, Amount: Rs.10/-

2. Stamp: Type: Impressed, Serial no 14672, Amount: Rs.5,000/-. Date of Purchase: 05/07/2019, Vendor name: Rani Das

Description of Online Payment using Government Receipt Portal System (GRIPS), Finance Department, Govt. of West Bengal
Online on 12/07/2019 2:17PM with Govt. Ref. No: 192019200040538791 on 12-07-2019, Amount Rs: 1,53,832/-
Bank: ICICI Bank (ICIC0000006), Ref. No. 1752096689 on 12-07-2019, Head of Account 0030-02-103-003-02


Tapash Kanti Ghosh
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BHAKTINAGAR
Jalpaiguri, West Bengal

Ravinder Kumar Aggarwal
Sunder Kumar Aggarwal

Certificate of Registration under section 60 and Rule 69.
Registered in Book - I
Volume number 0711-2019, Page from 122453 to 122474
being No 071104678 for the year 2019.



Handwritten signature

Digitally signed by TAPASH KANTI
GHOSH
Date: 2019.07.23 12:49:14 +05:30
Reason: Digital Signing of Deed.

(Tapash Kanti Ghosh) 23-07-2019 12:48:35
ADDITIONAL DISTRICT SUB-REGISTRAR
OFFICE OF THE A.D.S.R. BHAKTINAGAR
West Bengal.

Handwritten signature
Sunder Kumar Ghosh

(This document is digitally signed.)